

048.0

0004

0003.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

953,700 / 953,700

USE VALUE:

953,700 / 953,700

ASSESSED:

953,700 / 953,700

**PROPERTY LOCATION****IN PROCESS APPRAISAL SUMMARY**

No	Alt No	Direction/Street/City
41		MYSTIC LAKE DR, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	LAUZON ANDREW B/JULIETTE E	
Owner 2:		
Owner 3:		

Street 1: 41 MYSTIC LAKE DRIVE
Street 2:

Twn/City: ARLINGTON
St/Prov: MA Cntry: Own Occ: Y
Postal: 02474 Type:

PREVIOUS OWNER
Owner 1: BANNON MARY/TRUSTEE -
Owner 2: 41 MYSTIC LAKE DRIVE TRUST -
Street 1: 47 MYSTIC LAKE DRIVE
Twn/City: ARLINGTON
St/Prov: MA Cntry: Own Occ: Y
Postal: 02474

NARRATIVE DESCRIPTION
This parcel contains 3,815 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1925, having primarily Stucco Exterior and 2217 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS
Code Descrip/No Amount Com. Int

PROPERTY FACTORS
Item Code Description % Item Code Description
Z R2 TWO FAMIL 100 water
o Sewer
n Electri
Census: Exempt
Flood Haz:
D Topo
s Street
t Gas:

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
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101	One Family		3815		Sq. Ft.	Site		0	80.	1.54	1			View	10					470,317						470,300	
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Legal Description										User Acct
										34108
										GIS Ref
										GIS Ref
										Insp Date
										11/10/18

PREVIOUS ASSESSMENT **Parcel ID** 048.0-0004-0003.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	483,500	0	3,815.	470,300	953,800	953,800	Year End Roll	12/18/2019
2019	101	FV	356,700	0	3,815.	499,700	856,400	856,400	Year End Roll	1/3/2019
2018	101	FV	356,700	0	3,815.	364,500	721,200	721,200	Year End Roll	12/20/2017
2017	101	FV	356,700	0	3,815.	317,500	674,200	674,200	Year End Roll	1/3/2017
2016	101	FV	356,700	0	3,815.	270,400	627,100	627,100	Year End	1/4/2016
2015	101	FV	342,600	0	3,815.	264,600	607,200	607,200	Year End Roll	12/11/2014
2014	101	FV	342,600	0	3,815.	217,500	560,100	560,100	Year End Roll	12/16/2013
2013	101	FV	342,600	0	3,815.	206,900	549,500	549,500		12/13/2012

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
BANNON MARY/TRU	44000-468		10/29/2004		600,000	No	No		
BANNON WILLIAM	32210-418		1/4/2001	Family	99	No	No		
MULKERIN MARY P	26599-351		8/21/1996		235,000	No	No	Y	

BUILDING PERMITS										ACTIVITY INFORMATION						
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name				
9/19/2017	1216	New Wind	2,564	C					11/10/2018	MEAS&NOTICE	HS	Hanne S				
12/5/2002	996	Redo Bat	4,000	C					1/17/2009	Meas/Inspect	197	PATRIOT				
									1/21/2005	MLS	MM	Mary M				
									3/30/2000	Inspected	264	PATRIOT				
									3/7/2000	Measured	197	PATRIOT				
									11/1/1981		MM	Mary M				

Sign: VERIFICATION OF VISIT NOT DATA _____ / _____ / _____

